

all these deductions, real or presumed, the system of feudal tenure and manorial privileges continued in some degree of faint operation until, by the American revolution it was, with all other unnecessary subordination and dependence, swept away, it is hoped, forever.

---

“ INSTRUCTIONS given by the Right Honorable Cæcilius Baltimore Asolute Lord and Proprietary of Maryland and Avalon to his Lieutenant of Maryland for the time being. His Lordship doth hereby authorize, will and require his said Lieutenant of Maryland to cause a Grant to be passed in his Lordship's name under the great seale of his said Province of Maryland to his dear son Charles Calvert Esq. and his heirs of the mansion house and Mannor of St. John's situate and being in the County of St. Maries in Maryland and containning by estimation one thousand acres more or less with all the appurtenances thereunto belonging to the uses hereafter mentioned (*viz*) to the use of the said Charles Calvert during his life and from and after his decease to the use and behoofe of his first son lawfully to be begotten and the heirs males of his body, and for want of such issue, then to the use and behoofe of his second son lawfully to be begotten and the heirs males of his body and for want of such issue then to the use and behoofe of his third son lawfully to be begotten and the heirs males of his body, and for want of such issue then to the use and behoofe of his fourth son lawfully to be begotten and the heirs males of his body, and for want of such issue then to the use and behoofe of his fifth sixth and all and every other son of the said Charles Calvert lawfully to be begotten and the heirs males of the body of such fifth sixth and all and every other sons lawfully to be begotten the one after the other as they shall happen to be in seniority of age and priority of birth, the elder and his issue male being always preferred before the younger and his issue male, under the yearly rent of two shillings sterling for every hundred acres therein contained to be paid to his Lordship and his heirs for the same.

“ That his Lordship's said Lieutenant cause as much more land adjoining to the said Mannor of St. John's (not yett assigned to any other person or persons) to be added to the said Mannor as he can, so as the whole Mannor doe not exceed in all above six thousand acres and to be erected by the said Grant altogether into a Mannor with Court Baron and Court Leet belonging to it with such other privileges and immunities as are belonging to any Mannor in England to be granted to the said Charles Calvert and his heirs in the